

TIMELY REAL ESTATE GOSSIP

Purchase of Out-of-Town Man Shows Faith in Omaha.

BUY PROPERTY AS INVESTMENT

Realty Exchange May Set Aside One Day a Month for an Interchange of Ideas on Values.

The transfer of two lots and a brick building at Twentieth and Pierce streets, from the Hyron Road company to Joseph Swoboda, last week, is another instance of the faith of out-of-town people in Omaha property. Mr. Swoboda is a resident of Abie, Neb., and bought the property as an investment. His opinion is that Omaha real estate is one of the safest investments into which a man can put his money and an investment that is bound to bring good returns outside of the rental, as Omaha realty is cheap and will increase in value.

The question of setting aside one meeting a month for appraisal of property has been again brought up in the Realty Exchange and a committee has been suggested to outline a plan and make recommendations. Several members who spoke on the subject at last week's meeting were of the opinion that the dealers would derive much benefit from comparing ideas as to the value of property. Some are authority on values in certain parts of the city, and some on other parts and the interchange of ideas and information, it is argued, will keep every member fairly well informed on values all over the city. G. G. Wallace said the plan was pursued by the exchange for a long period many years ago, and the chances for benefit from it are greater now than then, because realty values then were based on boom conditions, while now they are on a sane basis.

A number of the architects of the city attended an adjourned meeting held at the University club Wednesday and had dinner and cigars. Tuesday evening, De-

ember 12, at the same place, a meeting will be held for the purpose of forming an architectural club similar to those of practically every live city of the country. The betterment of architecture in this city and state is the primary object. Harry Lawrie is president pro tem and F. A. Henninger temporary secretary.

Believing that the united efforts of American architects will solve the question of the low cost home for the salaried man and wage-earner, the management of the Clay Products and Permanent Home exposition, to be held at the Chicago coliseum March 7 to March 12, 1912, announced that cash prizes ranging from \$100 to \$500 would be awarded for the best plan. Awards are to be made on the fourth day of the exposition by a committee of competent judges. Arrangements have been made providing that the plans be submitted to the editor of the Brickbuilder, 35 Water street, Boston, Mass. The plans are to be for a brick cottage costing from \$1,200 to \$5,000. Economy, sanitation and protection against fire are to be considered as well as architectural beauty in judging the plans.

The current number of Bonds and Mortgages has this to say of the woman investor:

"The woman investor is not easy of approach. It takes some of the graces of good conduct and a standing in the community. The broker who seeks this business must make it a specialty. He cannot go at it harshly, nor even with the same directness that he uses toward the men of his acquaintance. A campaign of education and a watching of the chances when there is known to be a sum for investment will help materially, and the woman with money is usually willing to talk it over. She will probably consult her banker and a working arrangement with that individual is a good way to make an approach."

rumors of a "substantial" building at the northeast corner of Twenty-fourth and Leavenworth have long been current. Last week ground was broken for a structure, but it did not prove to be anything very large. It will be a small, one-story brick and is said to be designed for a cigar store and shoe repair shop.

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